

UNITED STATES BANKRUPTCY COURT 23 JAN 10:47
DISTRICT OF SOUTH CAROLINA

IN RE:) CASE NO. 01-07041-B
) CHAPTER 13
JUCAL BRADFORD) **2ND AMENDED**
) **NOTICE AND APPLICATION FOR SALE**
) **OF PROPERTY FREE AND CLEAR OF LIENS**
)
Debtor(s).)
_____)

TO: ALL CREDITORS AND PARTIES IN INTEREST

YOU ARE HEREBY NOTIFIED that Jucal Bradford is applying for approval to sell the property of the debtor's estate described below free and clear of all liens and encumbrances according to the terms and conditions stated below.

TAKE FURTHER NOTICE that any response, return and/or objection to this application should be filed with the Clerk of the Bankruptcy Court no later than 20 days from service of the motion/application and a copy simultaneously served on all parties in interest.

TAKE FURTHER NOTICE that no hearing will be held on this application unless a response, return and/or objection is timely filed and served, in which case, the court will conduct a hearing on January 8, 2003 at 9:00 A.M., at 145 King Street, Room 225, in Downtown Charleston, South Carolina. **NO FURTHER NOTICE OF THIS HEARING WILL BE GIVEN.**

TYPE OF SALE: **Residential / Purchase**

PROPERTY TO BE SOLD: **8540 Brookway Circle Anchorage, Alaska**

PRICE: **\$179,000.00**

APPRAISAL VALUE: **\$179,000.00**

BUYER: **Collison**

PLACE AND TIME OF SALE: **Will Be Set Upon Approval From Bankruptcy Court**

SALES AGENT/AUCTIONEER/BROKER: **Jim Standiford @ Reality Executives / Coldwell Banker Fortune Diana Woods**

COMPENSATION TO SALES AGENT/AUTIONEER/BROKER: **4.5%**

ESTIMATED TRUSTEE'S COMPENSATION: **\$0.00**

LIENS/MORTGAGES/SECURITY INTERESTS ENCUMBERING PROPERTY: **Wells Fargo
\$139,000.00**

DEBTORS EXEMPTION: **\$0.00**

SELLER REPAIRS & CLOSING COSTS: **\$13,115.00**

PROCEEDS ESTIMATED TO BE PAID TO ESTATE: **\$18,830.00**

The closing attorney shall pay the excess proceeds directly to the Trustee.


Applicant is informed and believes that it would be in the best interest of the estate to sell said property by private sale. Applicant also believes that the funds to be recovered for the estate from the sale of said property justify its sale and the filing of this application.

The court may consider additional offers at any hearing held on this notice and application for sale. The court may order at any hearing that the property be sold to another party on equivalent or more favorable terms.

The Trustee or debtor in possession, as applicable, may seek appropriate sanctions or other similar relief against any party filing a spurious objection to this notice and application.

WHEREFORE, applicant requests the court issue an order authorizing sale of said property and such other and further relief as may be proper.

DATE: Dec 19, 2002.



Richard A. Steadman, Jr.
District Court ID #4284
Post Office Box 60367
North Charleston, SC 29419
(843) 529-1100
Attorney For Debtors